

RMA FORM 5

Submission on publicly notified Proposed

Porirua District Plan

Clause 6 of the First Schedule, Resource Management Act 1991



To: Porirua City Council

1. Submitter details:

Full Name	Jenkins	Anne	
Company/Organisation <i>if applicable</i>			
Contact Person <i>if different</i>			
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	City Porirua	5024	
Address for Service <i>if different</i>	Postal Address	Courier Address	
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2. This is a **submission** on the **Proposed District Plan** for Porirua.

3. I could I could not
gain an advantage in trade competition through this submission.
(Please tick relevant box)

If **you could** gain an advantage in trade competition through this submission please complete point four below:

4. I am I am not
directly affected by an effect of the subject matter of the submission that:
(a) adversely affects the environment; and
(b) does not relate to trade competition or the effects of trade competition.
(Please tick relevant box if applicable)

Note:

If you are a person who could gain an advantage in trade competition through the submission, your right to make a submission may be limited by clause 6(4) of Part 1 of Schedule 1 of the Resource Management Act 1991.

5. I wish I do not wish
 To be heard in support of my submission
(Please tick relevant box)

6. I will I will not
 Consider presenting a joint case with other submitters, who make a similar submission, at a hearing.
(Please tick relevant box)

Please complete section below (insert additional boxes per provision you are submitting on):

The specific provision of the proposal that my submission relates to:
Significant natural areas relating to Pendeen Place, Camborne
Do you: Support? Oppose? Amend?
Oppose
What decision are you seeking from Council? What action would you like: Retain? Amend? Add? Delete?
Delete

Reasons:

We have a mortgage over one of the properties in Pendeen place which was purchased earlier this year.

There was no indication at the time that this was going to happen. I believe before this was to have happened all the relevant people should have been notified.

The proposal to not be able to prune trees more than three metres from the house is ridiculous especially as I believe the fire department says that you should keep your trees away from the house to at least 10 metres for safety and with all the Manuka down the bank it makes the fire risk higher as it is very flammable.

The house we part-own there is a two level house which goes down the bank. The bottom level is the downstairs which has the bedrooms there and a deck. This looks out into the trees which will need pruning very shortly as they have grown up and are starting to block the sun. The trees need pruning to let the light in and keep this part of the property dry. As you probably know there is always a certain amount of dampness in a bottom storey and if the sun does not get in it is even worse and would promote mould in the house and with the dampness of the trees it would exacerbate it even more and make the deck and steps down into the bush slippery.

When we bought this house one of the aspects which was mostly attractive was the view over the inlet and we know that houses with a view of this type can get up to \$100,000 more than a house with no view. We do not want this to adversely affect the value of the property especially if it is sold in the future.

The area that you are proposing to prohibit use of on this land is a large portion of the land and mainly in Manuka. The land goes down to a public track and looking back up from this land you cannot see the property so it would not affect the people who use the track as they only see the Manuka from that angle. Also from the road up the top you cannot see any of the bush on the land as it is down the bank and the house obscures the bush view so it would not affect anyone so I cannot see why the bush could not be pruned back to let light in as it would not affect anyone except those owners who live on their properties on that side of the street. There are no significant trees here either.

We would also not want to chop down great areas of bush as that is also part of the charm of the place but to be able to keep the growth in check is very important to keep the place tidy, well looked after and to maintain the view and sunlight.

I also think in general people should be able to control their own property unless there is a tree of great significance that should be kept. One should be able to keep the views of the property when it was bought. I can understand that the Council would want to keep their native tree areas but this should not affect people's personal properties.

In the case of our particular property in Pendeen if the trees are pruned back it would not affect the view of the bush by people who pass by on the road (cannot be seen from there) or from the track going down to the harbour (at the bottom of the property) as you cannot see the house from there or the trees by the house as there is so much Manuka between the track and house so I believe this restriction should not be applied to the properties on the uneven numbered side of Pendeen Place as they are all like this.

Please return this form no later than **5pm on Friday 20 November 2020** to:

- Proposed District Plan, Environment and City Planning, Porirua City Council, PO Box 50-218, PORIRUA CITY or
- email dpreview@pcc.govt.nz

20 November 2020

Signature of submitter
*(or person authorised
to sign
on behalf of submitter):* _____

Date: _____

*A signature is not required if you make
your submission by electronic means*